

THE VILLAGE ON ISLAND ESTATES  
CONDOMINIUM ASSOCIATION  
240 WINDWARD PASSAGE  
CLEARWATER, FL 33767

**TO:** All board members

**FROM:** Mona DesRosiers, Secretary

**SUBJECT:** Board of Director's Meeting; Tuesday, May 28, 2019 @ 6:00 PM; held at the office of 110B Island Way.

**BOARD MEMBERS PRESENT:** Jamie Patchett, Ken Schroeder, Dennis Owens, Charles Giarrizzo, and Mona DesRosiers

**BOARD MEMBERS ABSENT:** None

**OTHERS ATTENDING:** Greg Anderson, JoBeth Dickson, Ron Finger, John Ricci, Paul Ferguson, Risa Owens, Cheryl Schroeder, Ernesto Garcia, Dean Millhouse, Stuart Saltzman, Trisha Rodriguez, Barbara and Michelle Hoffman, Peter and Ann Kohut.

**CALL TO ORDER FOR BOARD MEETING:** The meeting was called to order at 6:00 PM by President Jamie Patchett.

**CERTIFICATION OF NOTICE:** Secretary Mona DesRosiers reported that the notice for the meeting had been posted on the east and west bulletin boards, which constituted proper notice.

**DETERMINATION OF QUORUM:** Duly posted. Quorum of the board.

**APPROVE/WAIVE MINUTES:** Dennis motioned to approve minutes from Special Meeting held May 9, 2019 for the Special Assessment, Jamie seconded, motion carried.

Jamie motioned to approve minutes from Special Meeting held April 4, 2019 for vote of paint scheme, Charles seconded, motion carried.

Dennis motioned to approve the amended minutes dated February 18, 2019, Jamie seconded, motion carried.

**OFFICERS REPORTS:**

**PRESIDENT/VICE PRESIDENT:**

- Terminix: Still have not had a response from Terminix. August is payment due date. Greg will call to ask for inspection. Jamie will ask for information from Terminix so that we can inform our homeowners of the DO's and DON'Ts regarding termite presence.
- Electrical bank covers: The hood covers are being made. One has been installed at the end of the 1000 building for your view. Tom White will paint each one the building body color to blend. Total cost: \$1,819.00 for all buildings. Mona will email to Board.
- Dumpster at SW corner: Jamie motioned for that dumpster to be picked up twice/week, Ken seconded, motion carried.

- 2 M's Home Improvements: Noted to void out quote for building 1300.
- Tom White Change Orders: Mona will email to Greg and Dennis.
- Albright: Mona will send proposal for # 602 to Greg and Dennis.
- 2 M's Quote #602: Mona will email to Greg and Dennis.
- 2 M's Quote: Mona will email quote for storage room door at 100 building to Greg and Dennis.
- Kichler Lights: Greg received invoice for two sample lights. Mona will contact for correct pricing and email to Greg and Dennis.
- Fuller Electric: Jamie motioned to accept and approve the proposal for installation of lights, Dennis seconded, motion carried. Mona will email to Greg and Dennis.
- Pool Quotes: Greg will obtain a quote from Pool Works and forward to Board.
- Frontier Lighting: Jamie motioned to approve the proposal for front and back sconces, Charles seconded, motion carried.
- Coast to Coast: Jamie motioned to approve the proposal submitted, Dennis seconded, motion carried.
- Smith Fence: Jamie motioned to approve submitted proposal, Mona seconded, motion carried.
- Pool Furniture: Jamie motioned to approve the purchase of two tables, Charles seconded, motion carried.
- Landscaping: Discussion of submitted proposals from All Grounds Covered, West Coast Landscaping, Cut Rite, and Duvall. Jamie motioned to approve and accept submitted proposal from All Grounds Covered, Charles seconded, motion carried. Mona will email this and the Schedule of Values to Board and Greg.
- Cut Rite Maintenance Plan: Discussion of plan with consideration of monthly fertilization and irrigation costs.
- Decks/Stairs/Beams: Repairs continue.

**TREASURER'S REPORT:** None

**MANAGER'S REPORT:** Greg provided report and discussed violations mentioned in report. He recommended a Compliance Committee for the VOIE. Greg will provide an outline of legal procedure to the Board.

**OLD BUSINESS:**

- Unit owner # 301 gave a presentation to the Board regarding water intrusion. This owner would like to present a proposal to complete the work needed with his team and himself. Jamie proposed for this owner to provide final numbers in proposal, less the door, and submit by the end of the week. Owner will email to Greg and Jamie.
- Repairs to mailboxes for #403 and #404 will be completed by Tom White.
- Owner in #403 is working with Ameri-tech to resolve previous HOA fees.

**NEW BUSINESS:** None

**ANNOUNCEMENTS:**

- Unit owner #203 brought to the Board's attention that upon returning, he believed an intruder got into his unit. Police report showed no signs of forced entry. Key was left in lock on inside of upstairs door. When main water valve was turned on for workers on property, excess amounts of water poured into his unit due to leaving the kitchen faucet in "on" position to drain the tank. Workers have used outside spigot as well. Owner claims water bill will be excessive this month. Jamie encouraged owner to keep the Board informed.

**ADJOURNMENT:** Charles motioned to adjourn at 8:58 PM, seconded by Mona, motion carried.